

DOCUMENT #4980
ADOPTED 11/19/87

RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY
RE: TENTATIVE DESIGNATION OF PAUL SUMMERS IN THE
CHARLESTOWN URBAN RENEWAL AREA
PROJECT NO. MASS. R-55
PARCEL R-59-D2

WHEREAS, The Boston Redevelopment Authority, (hereinafter referred to as the "Authority"), has entered into a contract for loan and capital grant with the Federal Government under Title I of the Housing Act of 1949, as amended, which contract provides for financial assistance in the hereinafter identified Project; and

WHEREAS, the Urban Renewal Plan for the Charlestown Urban Renewal Area, Project No. Mass. R-55, (hereinafter referred to as the "Project Area"), has been duly reviewed and approved in full compliance with local, State and Federal law; and

WHEREAS, the Authority is cognizant of the conditions that are imposed in the undertaking and carrying out of urban renewal projects with Federal financial assistance under said Title I, including those prohibiting discrimination because of race, color, sex, religion or national origin; and

WHEREAS, PAUL SUMMERS, has expressed an interest in and has submitted a satisfactory proposal for the development of Parcel R-59-D2 at 41 Old Rutherford Avenue, Charlestown, in the Charlestown Urban Renewal Area; and

WHEREAS, the Authority is cognizant of Chapter 30, Sections 61 through 62H of the Massachusetts General Laws, as amended with respect to minimizing and preventing damage to the environment;

NOW, THEREFORE, BE IT RESOLVED BY THE BOSTON REDEVELOPMENT AUTHORITY:

1. That PAUL SUMMERS, be and hereby is tentatively designated as Redeveloper of Parcel R-59-D2 at 41 Old Rutherford Avenue in the Charlestown Urban Renewal Area subject to:

- (a) Concurrence in the proposed disposal transaction by the Department of Housing and Urban Development;
- (b) Publication of all public disclosure and issuance of all approvals required by the Massachusetts General Laws and Title I of the Housing Acts of 1949, as amended;
- (c) Submission within two hundred and seventy (270) days in a form satisfactory to the Authority of:
 - (i) Evidence of the availability of necessary equity funds, as needed; and

-2-

- (ii) Evidence of firm financial commitments from banks or other lending institutions; and
 - (iii) Final Working Drawings and Specifications; and
 - (iv) Proposed development and occupancy schedule
2. That disposal of Parcel R-59-D2 by negotiation is the appropriate method of making the land available for redevelopment and that the Director of the Authority be, and hereby is, authorized to execute a Land Disposition Agreement.
 3. That it is hereby found and determined that the proposed development will not result in significant damage to or impairment of the environment and further, that all practicable feasible means and measures have been taken and are being utilized to avoid or minimize damage to the environment.
 4. That the developer be and hereby is authorized to petition the Board of Appeals for any zoning changes that may be necessary to complete the proposed development.
 5. That the Secretary is hereby authorized and directed to publish notice of the proposed disposal transaction in accordance with Section 105(E) of the Housing Act of 1949, as amended, including information with respect to the "Redeveloper's Statement for Public Disclosure" (Federal Form H-6004)

Taken Under Advisement
October 22, 1987

MEMORANDUM

NOVEMBER 19, 1987

TO: BOSTON REDEVELOPMENT AUTHORITY AND
STEPHEN COYLE, DIRECTOR

FROM: JOHN R. LEIGH, ASSISTANT DIRECTOR
JAMES F. ENGLISH, DEPUTY DIRECTOR
LAWRENCE E. BROPHY, SENIOR PLANNER
HARBOR PLANNING AND DEVELOPMENT

SUBJECT: CHARLESTOWN URBAN RENEWAL AREA
MASS. PROJECT R-55
TENTATIVE DESIGNATION OF REDEVELOPER
PARCEL R-59-D2

SUMMARY: Memorandum requesting Tentative Designation of Mr. Paul Summers as redeveloper of Parcel R-59-D2 in Charlestown. Mr. Summers intends to build a single family home on the parcel, located at 41 Old Rutherford Avenue.

As you are aware, the Boston Redevelopment Authority authorized advertisement of Parcel R-59-D2, 41 Old Rutherford Ave., a 3515 square foot parcel in Charlestown, on May 13, 1986. Subsequently the Charlestown Neighborhood Council reviewed the Request for Proposals, held a public hearing and approved the content of the RFP. The parcel was advertised in the Charlestown Patriot and the Boston Globe on May 7, 1987 and May 14, 1987 respectfully. Proposals were available until June 15, 1987 at which time four proposals were received.

The Authority staff have reviewed the proposals and found Mr. Paul Summers, 28 Harvard St., Charlestown has submitted a proposal which best meets the Authority requirements. Mr. Summers is a life long Charlestown resident and will be a first time home buyer. He has had designed an architecturally pleasing colonial home, and acquired the services of a licensed architect.

It is therefore recommended that Mr. Paul Summers, 28 Harvard St. be granted Tentative Designation as Redeveloper of Parcel R-59-D2, 41 Old Rutherford Avenue in the Charlestown Urban Renewal Area.

An appropriate resolution is attached:

